

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (hereinafter referred to as "the Act") read with Rule 8(6) of the Security Interest (Enforcement) Rules, 2002 (hereinafter referred to as "the Rules").

Notice is hereby given to the public in general and in particular to the Borrower(s), Co Borrower(s) and Guarantor(s) or their legal heir(s) or representative(s) that the below described immovable property(s) mortgaged/charged to India Shelter Finance Corporation Limited (hereinafter referred to the Secured Creditor), the possession of which has been taken by the Authorized Officer of the Secured Creditor having its Registered Office at 6th Floor, Plot No.15, Institutional Area, Sector 44 Gurugram-122003, Haryana, will be sold on "As is Where is", "As is What is" and "Whatever there is" basis on the dates mentioned below for realization of the amount due to the Secured Creditor from the borrowers, co borrowers and guarantors. The sale will be done by the Authorized Officer at the place mentioned below.

Date and Time of Inspection of the property 03/08/2026 Or 10/08/2026 11:00 AM to 5:00 PM.	EMD Deposition Last Date : 14/08/2026 TILL 06:00 PM.	Date and Time of Auction : 17/08/2026 FROM 10:00 AM to 05:00 PM.
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A/C / AP No. And Name of Borrower(s) /Co-Borrower (s) / Guarantor(s)	Demand Notice u/s 13(2) Date and Amount	Description of the Immovable Property/ Secured Asset	Date and Type of Possession	Reserve Price
1. MR./ MRS. GUMFABAI SHESARAOJI MUNDFALE & MR./ MRS. AMOL SHESHRAOJI MUNDFALE & MR./ MRS. KOMAL AMOL MUNDFALE Loan account number/AP number: HL44CHLONS000005093955 /AP-10224850	11.04.2025 Rs. 661275.32/- (Rupees Six Lakh Sixty One Thousand Two Hundred Seventy Five and Thirty Two Paise) As On 10.04.2025	All Piece And Parcel Of Malmatta No. 86, ward no. 3, Maoza no. 52, P. h. no. 9, adm area 800 sq. ft. (74.34 sq. mtrs) Mouza Khandala(Bu),Tahsil Narkhed, District Nagpur-441304 Nagpur BOUNDARY:- East-Road , West- House of Ujjawala Borkute, North-House of Yogesh Mudafale, South-House of Jagan Mundafale	07.10.2025 Physical	Rs.3,00,000/- (Rupees Three Lakh Only)
			EMD AMOUNT Rs. 30,000/- (Rupees Thirty Thousand Only)	
Bid Increase Amount – 10,000/- (Rupees Ten Thousand Only)		TOTAL OUTSTANDING AMOUNT : Rs. 9,58,294/- (Rupees Nine Lakh Fifty Eight Thousand Two Hundred Ninety Four Only) As On 27th July 2026.		

Date and Time of Inspection of the property 17/08/2026 Or 24/08/2026 11:00 AM to 5:00 PM.		EMD Deposition Last Date : 29/08/2026 TILL 06:00 PM.		Date and Time of Auction : 31/08/2026 FROM 10:00 AM to 05:00 PM.	
MR./ MRS. RAJKUMARI KRISHANKUMAR NAIR, MR./ MRS. KRISHNAKUMAR NAIR & MR./ MRS. SATISH NAIR Loan Account number/AP number: LA44CLLONS000005035871/AP- 10069456		12.11.2024 And Rs. 457476/- (Rupees Four Lakh Fifty Seven Thousand Four Hundred Seventy Six Only) As On 10.11.2024		All Piece And Parcel Of Mauza-Pulgaon , Mauza No.39,Plot No.280-B, Ward No.16,Tah. Deoli & Dist. Wardha. MH 442302 Wardha BOUNDARY:- EAST-HOUSE OF MR. Borker, west- house of lokhande, north-lane, south- 20ft road	
Bid Increase Amount – 10,000/- (Rupees Ten Thousand Only)		TOTAL OUTSTANDING AMOUNT : Rs. 7,62,215/- (Rupees Seven Lakh Sixty- Two Thousand Two Hundred Fifteen Only) as on 27th July 2026.		25-06-2026 Physical Rs.5,50,800/- (Rupees Five Lakh Fifty Thousand Eight Hundred Only)	
				EMD AMOUNT : Rs.55,080/- (Rupees Fifty Five Thousand Eighty Only)	

Place of EMD Deposition:- Place of Auction:- Plot No.210,1st floor above sadhana Sahakari Housing Society Tiranga Chowk Nandanvan Nagpur-440009 & Plot No 146, Kakani Complex Gandhinagar Wardha - 442001, MAHARASHTRA

Mode Of Payment :- All payment shall be made by demand draft in favour of India Shelter Finance Corporation Limited.

For Detailed Terms And Condition Of The Sale, Please Refer To The Secured Creditor's Website Wwww.Indiashelter.in Or Contact Mr. Tushar Hurde, Mobile No.8956559300 Authorized Officer.

PLACE: Maharashtra, DATE: 29/07/2026

Authorised Officer, India Shelter Finance Corporation Limited